



# CLARKSBURG VILLAGE PHASE I



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*12815 Gate Rail Road,  
CLARKSBURG, MD 20871*

**MPDU UNIT TYPE:** **PB Townhouse**  
**Price:** **\$168,942**  
**Bedrooms:** **3**  
**Baths:** **2 ½**  
**Square Footage:** **1,433 square feet**  
**HOA Fees:** **\$53.20 per month**  
**Closing Costs Allowance:** **\$5,912.97 (3.5%)**  
**Good Faith Deposit:** **\$2,000**

*Anticipated taxes and non-tax charges for the 1st yr of ownership:* **\$1,968.25**

## **INTERIOR:**

**First Floor Level:** *Living/Dining, Kitchen, Powder Room*  
**Second Floor Level:** *Three Bedroom and Two full Baths*

- Open Layout at the First Floor Level
- Wall to Wall Carpeting
- Central AC and Heating System
- Pre-wired Cable TV and Phone System

## **APPLIANCES:**

- Refrigerator
- Gas Range
- Dishwasher
- Washer and Dryer Hook ups

## **EXTERIOR:**

- Full Brick Front
- Landscaped Front Yard
- Professionally Managed and Maintained Common Areas

*Bijan Kavani  
Evergreen Properties  
CELL: (01) 648-3348  
EFAX: (301)975-9787*

## **OPEN HOUSE:**

**Tues. 01/21/2014 from 5:00pm to 7:00pm**

**SUN. 01/19/2014 from 2:00pm to 5:00pm**

**Be sure – to bring your MPDU Certificate, HCI class certificate and Lender Letter**



Exterior View



Interior Views

